

Le Marche

Montalfoglio

Ref. 5036: The house of your dreams in Montalfoglio with phenomenal views, built "in grezzo" (casco)
Asking Price: € 325.000

Description

Casa Montalfoglio has undergone a complete metamorphosis a few years ago: what was once a ruin has now become a beautiful (casco) dream house with a phenomenal view on all sides over the Marchegian hills, up to the Apennines and the medieval villages of Fratte Rosa, Mondavio, Nidastore and Montalfoglio. The original matoni (stones) were partly used during the construction, and the beamed ceiling and terracotta tiles inside the house also reflect the atmosphere of the local architectural style of Le Marche. All materials used are of high quality. Because the house is built "in grezzo" (so-called casco / structural work) (ie no windows, doors, interior walls, electricity, sanitary, kitchen and heating system), the space of the house can be finished and divided entirely to your liking and taste. A total of max. 4 bedrooms and 4 bathrooms could be realized. The house is very suitable as a family home, but certainly also has possibilities for realizing a small B & B, or 2 separate apartments. There is an old capanna on the property: it can be used as storage or as a garage, and may be rebuilt with a small increase in volume. In the spacious garden it is possible to realize a swimming pool in various places. The house itself is located on a very quiet white road, is easily accessible, and there are numerous restaurants in the area where you can enjoy the pure Marchegian cuisine.

This beautiful house has been built according to the current architectural standards and regulations, has a concrete foundation, is earthquake resistant (certified), excellently insulated. On the roof solar panels could be installed. All building permits are present.

The distance of the nearby village of San Lorenzo in Campo (with all amenities and a weekly market) is 5 minutes, the Adriatic coast 25 minutes, and the nearest airport Falconara (Ancona) can be reached in 45 minutes.

Location & Details



(Map does not indicate the exact location of the property)

- Reference: 5036
- Villa/Farmhouse
- Restoration Project
- Panoramic View
- 30 km to Sea
- 5 km to Village
- Garden
- Garage: Yes
- Pool: To be realised
- Asking Price: € 325.000
- Floorspace: 197 m²
- SQM Plot: 2500 m²
- Rental Potential: Good after renovation
- Condition of the Property: Newly built
- Status: Available

Information

Information about the purchasing process.

Please contact our agency for more information on the purchasing process.

About ItaliaCasa

ItaliaCasa is a fully accredited Italian real estate agency, specialized in the assistance of foreign property buyers in the most beloved parts of Italy. We combine the best of two worlds. Firmly settled in Italy, we do not forget our northern European roots. Our multilingual representatives in Italy are a guarantee for a perfect understanding of the local market conditions. We understand our international clients as we do understand the Italian way of doing business. This enables us to offer to our clients the best possible assistance during the buying process.

Why choose for ItaliaCasa?

A successful purchase in Italy does not end with the finding of the right property on a web site. Especially nowadays an interested buyer can find many intermediaries and web portals through which foreign properties are being offered for sale. Often these type of companies lack any knowledge of Italian real estate, the market situation and the legal system in Italy. It is important to choose an officially registered agency who not only knows their properties, but also can properly facilitate the entire buying process with its expertise. According to ItaliaCasa this is when the important part only begins. The completion of the purchase is the work of specialists who know where problems can arise and which matters require extra attention during the purchase. All land registry, legal and permit aspects are being mapped so the interests of the client are optimally being looked after. The end result is a purchase without worries!

More Information or Questions?

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